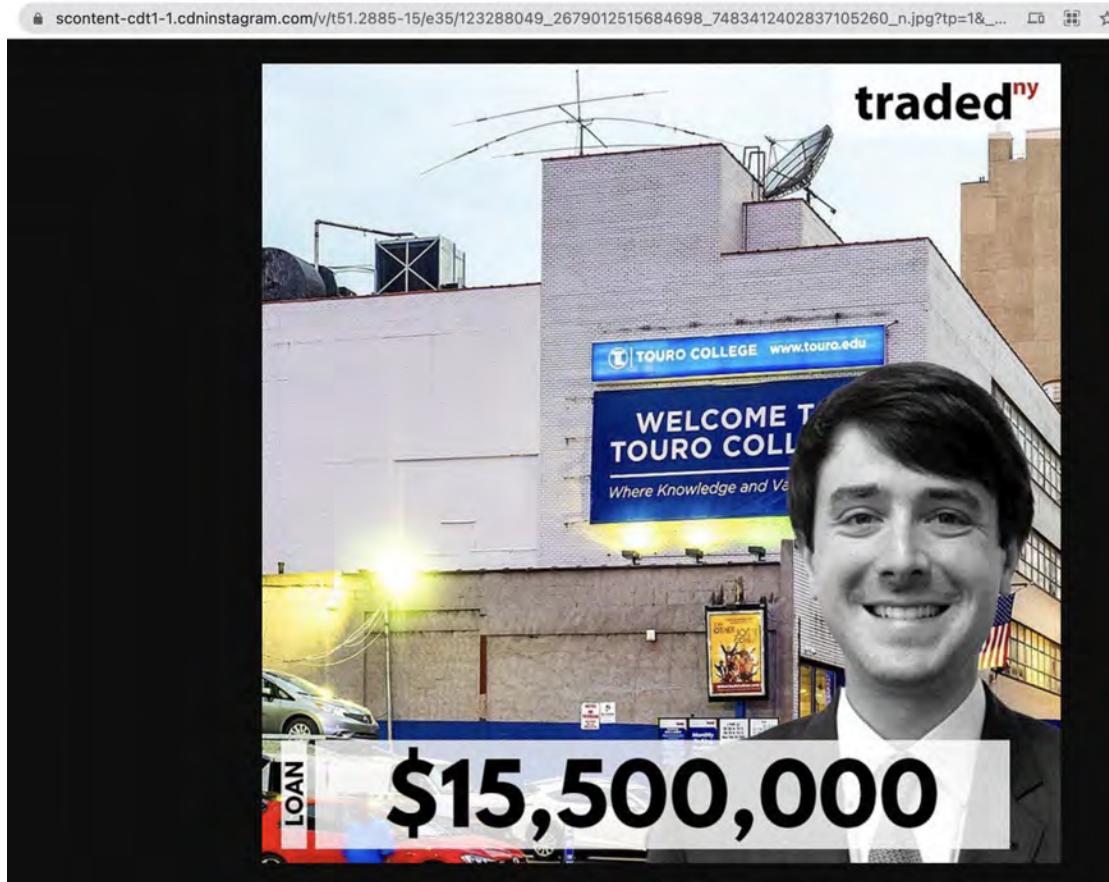


# Exhibit

2



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tradedny LOAN  
IMAGE: Justin Horowitz  
DATE: 10/30/2020  
ADDRESS: 320 W. 31st St.  
MARKET: Mixed-use

LOAN AMOUNT: \$15,500,000  
LOAN TYPE: Refinancing (Fee  
Mortgage)

LENDER: Apple Bank for Savings

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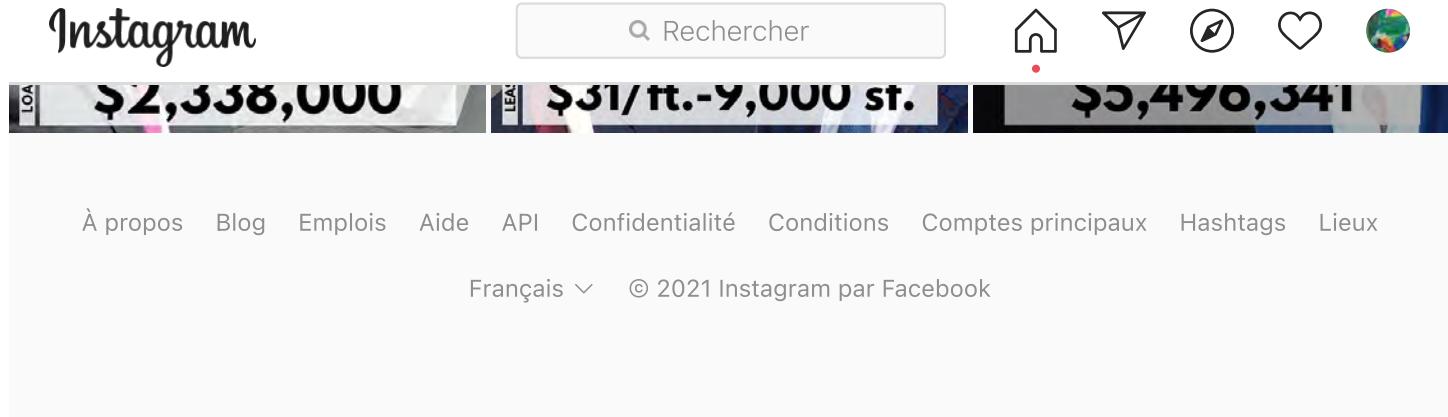
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LANDLORD: Overtime Properties - Andrew Edelman  
BROKER: Justin Horowitz - Cooper Horowitz, LLC  
TENANT: Touro College  
LESSOR: Overtime Properties  
LESSEE: Columbia Property Trust

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 \$15,500,000

 \$19,750,000

 \$19,000,000

 \$192/ft.-1,100 sf.

 \$2,338,000

 \$31/ft.-9,000 sf.

 \$5,496,341

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